

**MINUTES TO
BE APPROVED**

**MINUTES OF THE CITY OF WEST JORDAN
CITY COUNCIL MEETING**

Wednesday, December 18, 2013

6:00 p.m.

Council Chambers

8000 South Redwood Road

West Jordan, Utah 84088

COUNCIL: Mayor Melissa K. Johnson and Council Members Judith M. Hansen, Clive M. Killpack, Christopher M. McConnehey, Chad Nichols, Ben Southworth and Justin Stoker.

STAFF: Richard L. Davis, City Manager; Bryce Haderlie, Assistance City Manager; Jeff Robinson, City Attorney; Melanie Briggs, City Clerk; Tom Burdett, Development Director; Ryan Bradshaw, Finance Manager/Controller; Marc McElreath, Fire Chief; Wenden Rigby, Public Works Director; Doug Diamond, Police Chief; Greg Mikolash, City Planner; Ray McCandless, Senior Planner; Craig Frisbee, Utilities Superintendent, and Steve Glain, Assistant to the City Manager.

I. CALLED TO ORDER

Mayor Johnson called the meeting to order at 6:00 p.m.

II. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Kaleb Campos, Troop 1618.

III. COMMUNICATIONS

CITY MANAGER COMMENTS/REPORTS

**VALLEY EMERGENCY COMMUNICATION CENTER MEETING
UPDATE**

Richard L. Davis updated the Council on the VECC meeting that was held during the day. They discussed the concept of emerging CAD systems (Versaterm verses Spillman). He reviewed the procurement process they would be following.

STRATEGIC PLAN RETREAT

Richard L. Davis reminded the Council of the Strategic Plan Retreat scheduled for January 16-17, 2014, at the Mountain American Credit Union.

STONE CREEK SPECIAL ASSESSMENT AREA

Richard L. Davis informed the Council of a public meeting that would be held January 9, 2014, at West Hills Middle School, 6:00 – 8:00 pm, to discuss and review the process of establishing the Stone Creek Special Assessment Area.

STAFF COMMENTS/REPORTS

Staff members from the various departments briefly commented on the following items:

Bryce Haderlie –

- Provided the Council with a brief update of the ERP process
- Requested if the Council had any additional information regarding the Gas Tax legislation that would be proposed in 2014, that needed to be forwarded to the Utah League of Cities and Towns. The Council was in agreement with the Bill in concept.

Wendell Rigby –

- Recent promotion in Water department, which requires an opening for a Water Maintenance I.

Doug Diamond –

- Informed the Council of a grant the City received to purchase AED units in 12 patrol cars.
- Three new Police Officers would be starting the Police Academy in January 2014.
- Contract with a constable officer for Court security.

Tom Burdett –

- New hire of Larry Gardner, Senior Planner

Ryan Bradshaw –

- Closing of Fire Station Bond on Friday, December 20, with an interest rate of 2.9%

CITY COUNCIL COMMENTS/REPORTS

DANNON ADDRESSES ODOR COMPLAINTS

Councilmember Stoker addressed the efforts made by Dannon to correct the citizen's complaints regarding the smell in the surrounding area.

The Council asked if the citizen's who came to the December 4 meeting and addressed this issue, have been contacted.

IV. CITIZEN COMMENTS

Ron Kunz, West Jordan Justice Court Judge, addressed the issue regarding the proposed Interlocal Cooperation Agreement between the City of Taylorsville and the City of West Jordan for the temporary Justice Court Judge. He believed that before any action was taken regarding allegations brought forward, the opportunity to be heard would be provided. He addressed the comments made in the agreement. He said relevant facts had

not been heard. He asked the Council to hear all the facts before approving this proposed contract. He also stated that he had no desire to sue anyone. He said there was a Judge's order, a judicial finding that Mr. Jeff Robinson and Mr. Stuart Williams had violated the Fourth and Fourteenth Amendments of the Constitution.

Jeff Haaga, Council Member-Elect, also commented on Consent Item 5.g. He asked the Council table this item until the next City Council meeting.

Jackie Carmichael, Attorney at Eisenburg, Gilcrest and Ours speaking on behalf of Judge Kunz, reported that she had practiced law in Judge Kunz's court for the last 10 years, and felt he was fair and even-handed. He always demonstrated deep concern for the City of West Jordan. She believed he conducted his court with integrity and honesty.

Kim Rolfe, Mayor-Elect, also asked that Consent Item 5.g. be tabled until all the facts could be heard. He reported that Judge Brennan P. McCullagh ruled that the Fourth Amendment rights had been violated.

Betty Naylor, West Jordan resident, had appeared in Judge Kunz's courtroom to present small claim issues on behalf of the City of West Jordan. She said he required that information be provided in an organized and systematic way. She supported Judge Kunz and felt the newly elected officials should be allowed to make this decision based on all the facts.

There was no one else who desired to speak.

The following individuals signed up to oppose Consent Item 5.g, but did not wish to speak:

Raelynne Kunz	Marcie Singleton
Kim Haight	Jenn Butler
Sonny Vallejo	Greg Singleton
Lindsay Little	Lisa Vallejo
Joe Bennett	Denne Vallejo
Clint Little	Lourdes Rivera
Debbie Sainbury	Mark Vallejo
Jeff Anderson	

V. CONSENT ITEMS

- 5.a Approve the minutes of November 19, 2013, and December 4, 2013 as presented**

- 5.b Approve Resolution 13-165, confirming appointments of members to various City Committees, and Resolution 13-166, confirming the appointment of a member to the Board of Adjustment**
- 5.c Approve Resolution 13-167, authorizing the Mayor to execute a release of Easement and Deed for the Nottingham park Subdivision located at 6600 South 2200 West**
- 5.d Approve a Class B Beer License for Flavors of India located at 1650 Fox Park Drive**
- 5.e Approve Resolution 13-168, approve the City of West Jordan Employee Handbook**
- 5.f Approve Resolution 13-169, authorizing the Mayor to execute an Amendment to the Interlocal Cooperation Agreement with Valley Emergency Communication Center (VECC)**
- 5.g Approve Resolution 13-170, authorizing the Mayor to execute an Interlocal Cooperation Agreement between the City of Taylorsville and the City of West Jordan for temporary Justice Court Judge**

The Council pulled Consent Item 5g for further discussion.

MOTION: Councilmember Southworth moved to approve Consent Items 5.a through 5.f. The motion was seconded by Councilmember Killpack.

A roll call vote was taken

Councilmember Hansen	Yes
Councilmember Killpack	Yes
Councilmember McConnehey	Yes
Councilmember Nichols	Yes
Councilmember Southworth	Yes
Councilmember Stoker	Yes
Mayor Johnson	Yes

The motion passed 7-0.

VI. PUBLIC HEARING

RECEIVE PUBLIC INPUT AND CONSIDER FOR APPROVAL ORDINANCE 13-35, CONSIDERING AN AMENDED DEVELOPMENT PLAN FOR STONE CREEK MASTER PLAN SPECIFICALLY REDUCING THE AMOUNT OF OPEN SPACE IN CLAY HOLLOW D & F, AND TRANSFERRING 10 RESIDENTIAL UNITS IN CLAY HOLLOW D TO CLAY HOLLOW D & F, AND TOWN CENTER B, LOCATED AT APPROXIMATELY 7800 SOUTH 5490 WEST, PETERSON DEVELOPMENT/BARRETT PETERSON, APPLICANT

Tom Burdett said being proposed was amending the Stone Creek Development Plan consisting of 17.52 acres; specifically reducing the amount of open space in Clay Hollow D, E & F, and transferring 10 residential units in Clay Hollow D to Town Center B; P-C Zone.

Tom Burdett turned the time over to Ray McCandless and Greg Mikolash.

Ray McCandless said in 1999, the City Council adopted Ordinance 99-29, which approved the Stone Creek Planned Community: a 285-acre master planned development located at approximately 4800 West to 5600 West and 7800 South. The Stone Creek Master Plan was needed to provide proper balance and interplay between the various land uses proposed within the master plan, including; Low, Medium, and Very High Density Residential, Neighborhood Commercial, Professional Office, Public Facilities, and Parks and Open Land.

On November 16, 2001, the City Council adopted an amendment to the Stone Creek Master Plan (Ordinance 01-55) by adding an additional 15 acres of land and designating it to be developed at no more than 3.22 dwelling units per acre.

On December 11, 2007, the City Council reviewed and discussed another set of amendments to the Stone Creek Master Plan that were to reflect modifications to the original text as adopted by Ordinances 99-29 and 01-55. The Stone Creek Master Plan amendment was denied by the City Council.

A revised proposal was brought back to the City Council for consideration on February 12, 2008 resulting in the adoption of Ordinance 08-09, which approved modifications to the Stone Creek Development Plan by amending/superseding Ordinances 99-29 & 01-55 and limiting the overall number of dwelling units within Stone Creek to 859 units.

On September 26, 2012, the City Council considered a Land Use and Development Plan Amendment of Clay Hollow D, E and F, replacing the 2.27 acre park, community garden and eight multi-family buildings (96 residential units) with a 57 lot single-family residential subdivision. This request was denied by the City Council.

On November 19, 2013, the Planning Commission reviewed this current request and voted (4-1) to forward a negative recommendation to the City Council for the reasons stated in the meeting minutes.

GENERAL INFORMATION & ANALYSIS

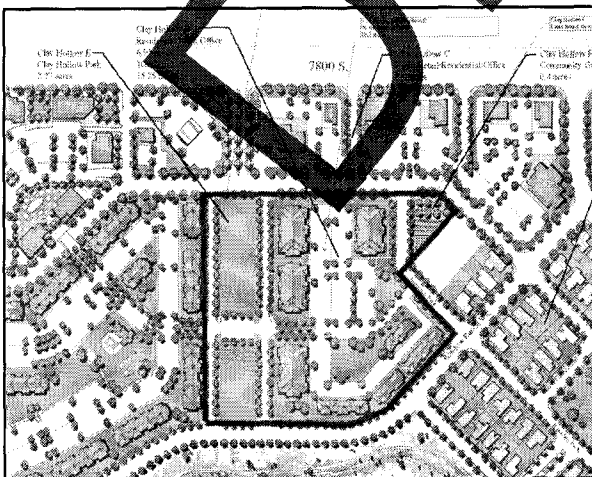
The applicant was requesting to amend the Stone Creek Development Plan, which affected Clay Hollow D, E, F and Town Center B.

Clay Hollow D, E and F

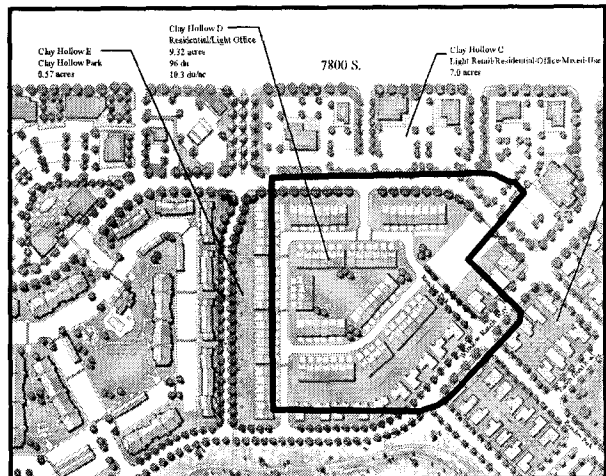
The applicant was asking to replace the 106 dwelling unit, 6.25 acre Residential/Light Office area (Clay Hollow D), the 2.27 acre Clay Hollow Park (Clay Hollow E) and the 0.4 acre Community Garden (Clay Hollow F), shown on the approved development plan, with a 96 dwelling unit, 9.32 acre Townhome/Single Family Dwelling development (new Clay Hollow D) and a 0.57 acre open space area (new Clay Hollow E). The existing Development Plan showed 7 multi-family buildings (106 multi-family residential units at 15.25 du/ac), with a 2.27 acre park and a 0.4 acre community garden on the east side of the property. The proposed plan for Clay Hollow D and E showed 86 town homes (14 buildings) with 10 single-family dwellings along the south side of the development on Window Ranch Way (96 dwelling units total at 10.3 dwelling units per acre). These single-family homes would serve as a buffer between this phase of development and the Ranches development to the southeast. The park had been reduced in size from 2.27 acres to 0.57 acres which was proposed to be public open space.

The proposed revisions were shown in the following diagrams:

Current Plan (Clay Hollow D, E and F)



Proposed Plan (New Clay Hollow D and E)

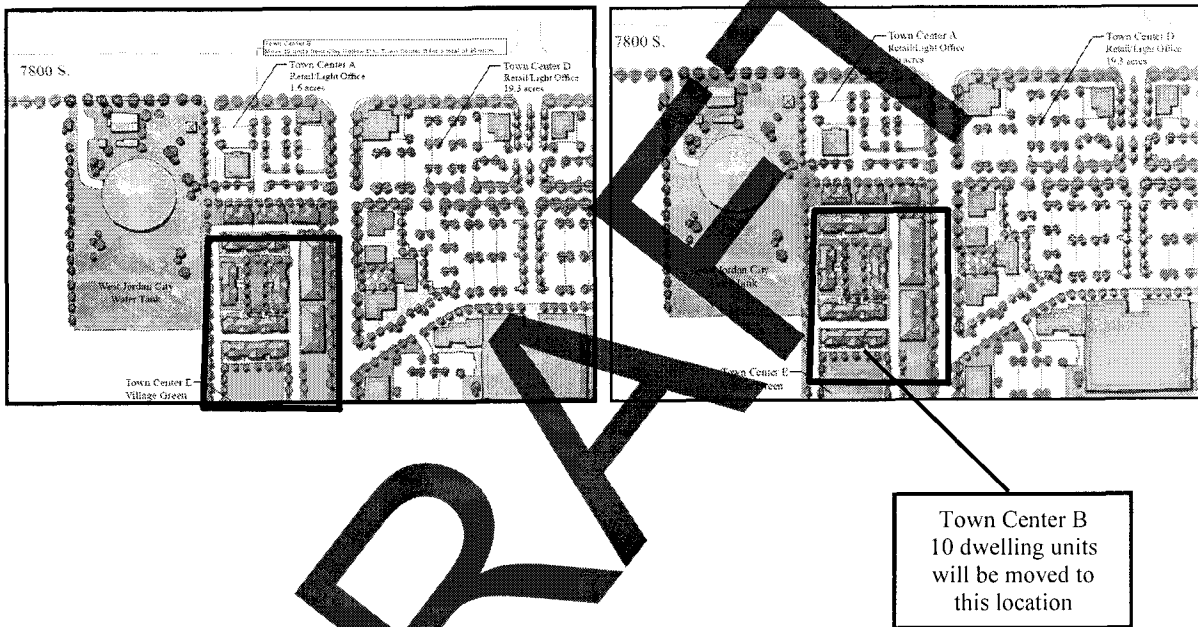


Town Center B

Ten dwelling units will be moved from Clay Hollow D to Town Center B which will increase the total number of units in Town Center B from 36 to 46 units. These additional units would be incorporated into the buildings as shown on the previously adopted development plan. No additional buildings are proposed.

Current Plan - Town Center B

Proposed Plan – Town Center B – (No changes in number or placement of buildings)



It was important to note that these amendments to the development plan would not result in any change in the overall number of dwelling units in the Stone Creek Development. Larger copies of these plans were provided in the Council's agenda packet Exhibits C, D and E.

He said amending the Stone Creek Development Plan required changing both text adopted by Ordinance #08-09 and the associated exhibits. The proposed revisions were provided in the Council's agenda packet as Exhibit L.

Per City Code, Section 13-5C-1:C, the intent of Planned Developments (PC or PRD) was to:

Criteria 1: *Create more attractive and more desirable environments in the City.*

Discussion: Ordinance #08-09 contained the current approved development plan for the Stone Creek planned community. The Stone

Creek Development Plan was designed around the goals and objectives of the Planned Community (P-C) zone, which are in part to:

“encourage imaginative, creative and efficient utilization of land by establishing development standards that provide design flexibility, allow integration of mutually compatible residential uses and encourage consolidation of open spaces, clustering of dwelling units, and optimum land planning with greater efficiency, convenience and amenity than may be possible under the procedures and regulations of conventional zoning classifications.” (City Code, Section 13-50-1C).

The adopted Stone Creek Development Plan was consistent with these objectives as a mix of housing types, integrated open space and commercial development would be provided at full build-out.

Finding: The proposed development plan creates more attractive and more desirable environments in the City.

Criteria 2: *Allow a variety of uses and structures and to encourage imaginative concepts in the design of neighborhood housing and mixed use projects.*

Discussion: This criterion was met whether multi-family apartments or townhomes were ultimately approved. Overall, the Stone Creek Development provided a large variety of uses and housing types. Building design was addressed by the Design Review Committee and Planning Commission when the applicant submitted for site plan or subdivision approvals. Some Planning Commissioners expressed that they more supportive of the proposed for-sale townhomes than multi-family apartments.

Finding: The proposed amendment would allow a variety of uses and structures and to encourage imaginative concepts in the design of neighborhood housing and mixed use projects.

Criteria 3: *Provide flexibility in the location of buildings on the land.*

Discussion: The PC zoning allowed for greater flexibility in where can be located buildings on the property. Fifteen percent of the site must be maintained as open space requiring imaginative lot configuration and placement. This flexibility should not impact existing residential developments in the area as buffering and open space requirements are more restrictive than in conventional zones.

Finding: The proposed amendment provides flexibility in the location of

buildings on the land.

Criteria 4: *Facilitate and encourage social and community interaction and activity among those who live within a neighborhood.*

Discussion: Planned Community zones were intended to be more communal in nature than standard single-family residential developments.

The approved development plan (Ordinance #09-08) stated the following regarding Clay Hollow Park (Clay Hollow E):

Ordinance #08-09; Section 4, Item #7, page 7

"A 2.27 acre park will be built between Clay Hollow "A" and Clay Hollow "D", represented as "Clay Hollow Park....This land will replace the majority of the land allocated for the "Village Square"; eliminating the Frisbee golf course, the half-court basketball, and tot lot outlined in Section 4 Item 18 of this plan....Clay Hollow Park shall contain the following amenities and improvements:

- A traditional tot lot with no less than 18 and no more than 24 components will be located in close proximity to the wash as part of the active play area of the park.
- A half-court basketball court will be located in close proximity to the traditional tot lot as part of the active play area of the park.
- A passive open space area will be located to the north of the active play area. It will consist of trees, shrubs, and park benches detailed below.
- One (1) deciduous tree every thirty feet along the park's perimeter.
- Eight (8) evergreen trees located within the park's interior.
- Ten (10) shrubs located within the park's interior.
- A majority of the park shall be planted in a grass that is drought-tolerant and resistant to frequent traffic and/or high use.
- Six (6) park benches.

Lighting is to be placed along the perimeter of the park with a maximum distance of separation of 150-feet, or as otherwise approved by the Planning Commission during final site plan approval."

Ordinance #08-09; Section 4, Item #8, page 7

This section stated that a 0.4 acre community garden would be located north of the Ranches recreational vehicle parking area.

As previously noted, the proposed changes to the development plan would

reduce the size of the park to 0.57 acre and eliminate the community garden. Even with the reduction in open space, Staff was of the opinion that the combination of the public open space, the open areas shown in the middle of the townhomes, open space along the Clay Hollow Wash and other areas shown on the Open Space Plan (Exhibit H) provided in the Council's agenda packet was consistent with the intent of the PC zone and would provide adequate open space amenities for residents.

The Planning Commission disagreed with Staff and felt that a reduction in open space and elimination of the community garden would adversely affect the desirable characteristics of the Stone Creek community by reducing recreational amenities for residents. The loss of active open space was one of the main reasons the Planning Commission recommended denial of the request.

In considering this request, the City Council would need to determine if the reduction of the park area, along with the other open space areas would provide adequate open space amenities for residents. At a minimum, staff recommended that a community garden or similar recreational amenity should be required to offset the loss of park space. In addition, the installation and maintenance of any landscaping or street improvements in this public open space area should be fully installed by the developer and maintained by a Homeowners Association or through an Assessment Area (AA) if the amendment was approved. Overall, the proposed development plan created a more attractive and desirable environment in the City.

Finding: The amended development plan facilitates and encourages social and community interaction and activity among those who live within a neighborhood.

Criteria 5: *Encourage the creation of a distinctive visual character and identity for each planned development.*

Discussion: Building architecture and theme would be addressed through the subdivision and site plan review processes. All Planned Community building plans were required to be reviewed by the City's Design Review Committee prior to a Preliminary Site Plan or Development Plan being approved.

Finding: Building architecture and theme would be addressed through the subdivision and site plan review processes.

Criteria 6: *Produce a balanced and coordinated mixture of uses and related public and private facilities.*

Discussion: This criterion was oriented toward large planned communities. This development does provide a coordinated mixture of uses housing and private open space that can be used by those who live in the development.

Finding: The planned development provided a balanced and coordinated mixture of uses and related public and private facilities.

Criteria 7: *Encourage a broad range of housing types, including owner and renter occupied units, single-family detached dwellings and multiple-family structures, as well as other structural types.*

Discussion: The Stone Creek planned development provides a broad range of housing types. The approved development plan shows eight multi-family residential buildings. The proposed plan showed 86 townhomes and 10 single-family dwellings, which was a better fit for this area considering that most of the adjoining development to the east and south were single-family homes. It also provided a good transition between the single-family homes and Boulder Canyon Apartments to the east. This criterion was met as the master development plan showed a variety of housing types. The proposed town homes were for-sale units.

Finding: The proposed amendment encouraged a broad range of housing types, including owner and renter occupied units, single-family detached dwellings and multiple-family structures, as well as other structural types.

Criteria 8: *Preserve and take the greatest possible aesthetic advantage of existing trees and other natural site features and, in order to do so, minimize the amount of grading necessary for construction of a development.*

Discussion: Several of the single-family homes would be oriented toward Clay Hollow Wash which takes advantage of this natural site feature. No excessive grading would be necessary as the site was relatively level.

Finding: The proposed development plan amendment preserves and takes the greatest possible aesthetic advantage of existing trees and other natural site features and, in order to do so, minimizes the amount of grading necessary for construction of a development.

Criteria 9: *Encourage and provide for open land for the general benefit of the community and public at large as places for recreation and social activity.*

Discussion: The open spaces within the development would provide spaces for recreation and social activity. Even with the reduction in the park area, over 15% of the overall development within Stone Creek was designated as public or private passive and active open space as required by the PC zone.

Finding: The proposed amendment encouraged and provided for open land for the general benefit of the community and public at large as places for recreation and social activity.

Criteria 10: *Achieve physical and aesthetic integration of uses and activities within each development.*

Discussion: Physical and aesthetic integration of uses and activities within the development would be provided. Open space would be interconnected with streets and sidewalks.

Finding: The proposed amendment achieved physical and aesthetic integration of uses and activities within the development.

Criteria 11: *Encourage and provide for development of comprehensive pedestrian circulation networks, separated from vehicular roadways in order to create linkages between residential areas, open spaces, recreational areas and public facilities, thereby minimizing reliance on the automobile as a means of transportation.*

Discussion: Sidewalks would be required throughout the development and would link the different neighborhoods and open spaces within the Stone Creek development. The sidewalks within this development phase would as provide the necessary pedestrian connections with the other areas within the Stone Creek community.

Finding: The proposed amendment encouraged and provided for development of comprehensive pedestrian circulation networks, separated from vehicular roadways in order to create linkages between residential areas, open spaces, recreational areas and public facilities, thereby minimizing reliance on the automobile as a means of transportation.

Criteria 12: *Since many of the purposes for planned development zones can best be realized in large-scale developments, development on a large, planned scale is encouraged.*

Discussion: This criterion was met as Stone Creek is a large-scale planned developed.

Finding: This criterion was met as this is a large scale planned development.

Criteria 13: *Achieve safety, convenience, and amenity for the residents of each planned residential development and the residents of neighboring areas.*

Discussion: The Clay Hollow Wash and the other existing and planned open spaces provide residents with safe and convenient recreational amenities.

Finding: The proposed amendment achieves safety, convenience and amenity for the residents of each planned residential development and the residents of neighboring areas.

Criteria 14: *Assure compatibility and coordination of each development with existing and proposed surrounding land uses.*

Discussion: The proposed townhome development would provide a transition between the Boulder Canyon development and the Ranches single-family subdivision to the east. The single-family lots along the south perimeter would provide buffering for the Ranches development.

The 2012 proposal removed a planned roadway along the east side of the Boulder Canyon development (east of the subject property) which was needed as Boulder Canyon was designed with units that faced the street. It was also needed for off-site parking. The current proposal shows a 50' wide tree-lined roadway (2 way traffic) provided along the west side of the property which addressed parking issues. The adjoining owner of the Boulder Canyon apartments was concerned about making sure that the north-south street east of the apartments was installed as the apartments face east. He was also concerned about the reduction in park space as noted in the letter (Exhibit I) included in the Council's agenda packet.

Finding: The proposed amendment assured compatibility and coordination of the development with existing and proposed surrounding land uses.

Ray McCandless said in conclusion the combination of town-homes and single-family dwellings proposed was consistent with the intent of the PC zone. Other recreational opportunities were or would be provided in the Stone Creek Development, offsetting the loss of park space. Staff was of the opinion that at a minimum, a community garden or other recreational amenity should be provided in addition to that shown on the plan to give residents more options for leisure activity. The loss of active recreation area was of concern to the Planning Commission and the main reason for a recommendation for denial.

Staff recommended approval of the amendment subject to the conditions subject to the following conditions:

1. Provide a community garden or other similar recreational amenity in proposed Clay Hollow D.
2. The applicant shall be responsible for installing all required streetscape improvements in the 0.5-acre open space area including street trees along both sides of the street.
3. If no assessment area is established prior to May 1, 2014, a homeowners association be established to maintain all landscaping improvements within the development including the 0.5 acre public open space parcel. Notwithstanding the foregoing, a homeowners' association must be organized in any event to maintain the private open areas within the town home development given that the Assessment Area would in no event maintain those areas of open space.

Ray McCandless reported that the Planning Commission recommended denial of the request.

The Council and staff discussed clarifying questions.

Councilmember Nichols asked whether the 2.27 acres was originally scheduled to be part of a Homeowners Association.

Mayor Johnson said all of the 2.27 acres was originally slated for an assessment area as the residents were moving in, this did not happen, thus leaving challenges for the City. This was not put into place as the development agreement was put into place, the original intent was there, but it had been several years since.

She made the Council aware that in October 2007 the Council voted to increase the density in this area by 65 units; part of the exchange was this area. This entire area had history pre-dating the current Council. At the time, she voted negatively.

Barrett Peterson, Peterson Development, applicant, said originally Stone Creek had 965 units, which was reduced to 859 due to a purchase by Ivory Development. He believed

that there was never an increase in density because of the open space. He reviewed what was being proposed:

- A smaller park area
- Less units
- Buffering
- 15% open space was required for Stone Creek; this proposal would keep them above 15% threshold.

He said the question was who would be responsible to maintain the park, if the SSA (Special Service Area) does not pass; it would be up to the residents to maintain the park. He believed that their proposal would still provide a park for the Boulder Canyon residents. This proposal would be the best solution for all of Stone Creek. There were 10 open space areas in Stone Creek, five private and five public.

Councilmember Southworth asked if there was the ability to improve the existing open space to compensate for the loss of the 1.7 acres.

Barrett Peterson said he might be open to Councilmember Southworth suggestion.

Councilmember Killpack voiced his concerns regarding what had been proposed earlier, as senior housing.

Mayor Johnson explained that was in the Ranches, and if homes were built to accommodate senior housing, but the City realized there was no way to enforce 'senior only housing.'

Mayor Johnson said basically this entire area had undergone several changes. She recalled that there was an increase in the density allowed, swapping commercial for residential (high-density areas) to accommodate what would be the future expansion of 5600 West and more appropriately placing the commercial development. She said the Council's disagreement was in regards to the number of units allowed. Her impression at the time was not to increase the density, but it passed with the specific identification of these park areas. Now asking to eliminate these areas would be changing the development of this Master Plan.

Barrett Peterson did not remember the increase in density being approved.

Mayor Johnson read from City Council minutes dated October 16, 2007, which reflected 924 units.

Barrett Peterson believed they had 859 units. He felt this was a realistic plan.

Mayor Johnson opened the public hearing.

Ron Cole, Newport Beach, California, representing investor group, reported that the group had purchased Boulder Canyons late last year, which was home to over 280 individuals and families. He commented on the following issues:

- Commitments previous made and changed be kept
- Financial issue
- Never being approached about sharing a cost, if an SS was not approved
- Well-being and satisfaction of the residents in the area should be balanced and held in high regard

He asked the Council to vote against this proposed amendment.

Tyler Nichols, West Jordan resident, member of the Homeowners Association Board in the Ranches. They were not interested in the park side of things, they have a park, and it was underutilized 90 percent of the time. He felt this proposal would provide a buffer between the Ranches and the higher-density. They also like townhomes as opposed to the four-plexes shown in the original Master Plan. He encouraged the Council to vote in favor of this proposal.

June Christiansen, West Jordan resident, felt over time this plan had been changed to making smaller lots and more units. She was against diminishing the open space in any way. She commented on the reasons she felt that the earlier plan was more appealing. She asked the Council to consider possibly moving the open space to a different area. She asked Council to vote against the proposed plan. She briefly commented on the water retention in the area.

Jeff Haaga, Council Member-Elect, said open space was quality of life for all residents. He felt the owners and developers of the surrounding area should work together to find a solution to keep the park.

Melissa Garrett, Property Manager at Boulder Canyons, said with additional buildings parking would be a problem. She said current residents of Boulder Canyons moved in expecting the park area. She also commented on the following:

- water retention
- water table in the area
- Ranches park being underutilized
- Open space being diminished/removed

She asked that on behalf of the residents at Boulder Canyon to keep the open space/park.

There was no one else who desired to speak. Mayor Johnson closed the public hearing.

Councilmember Southworth said he liked the proposed concept, but felt it still needed to be adjusted. He suggested tabling this issue at this time providing the developers another chance to make changes.

Councilmember Hansen agreed that open space was a valued commodity. She felt the Council should wait to see if the SSA was approved before taking action.

Councilmember Killpack commented on the parking at Boulder Canyons. He was unsure as to what direction to take regarding this issue.

Councilmember Stoker voiced his concerns. He agreed with Councilmember's Southworth and Hansen's comments. He also wanted to review the documents from 2007. He asked that this issue be tabled to a later date.

Councilmember McConnehey agreed this issue should be tabled to provide the Council the time to proceed with the SSA issue, and allowing the applicant and resident's time to work together on a possible solution.

Councilmember Nichols agreed with Councilmember McConnehey comments. He said after hearing what has been discussed at this meeting regarding this issue, he would like additional time to review this item.

Tom Burdett explained that staff could assist the Council in providing the evolution of the Master Plan for this project. He also suggested using this as a long-range planning exercise where the acreage of parks is compared to the population being served.

Mayor Johnson noted that the City had an obligation to maintain park space for residents. She said it was also important that every resident had equal access to parks maintained by the City.

MOTION: Councilmember Stoker moved that based on the discussion and to allow more time between the neighboring property owners and Peterson Development, and to allow City Council the time to review the history of the development, to table the item to a date uncertain. The motion was seconded by Councilmember Southworth and passed 7-0 in favor.

Councilmember Southworth explained there were two different concepts: 1) a square-foot for square-foot shift, and 2) a reduction in square-foot, but an increase in value or type of amenities.

Mayor Johnson asked staff to provide this information to any discussion or analysis being presented to the Council in the future.

VII. BUSINESS ITEMS

CONSENT ITEM 5G.

APPROVE RESOLUTION 13-170, AUTHORIZING THE MAYOR TO EXECUTE AN INTERLOCAL COOPERATION AGREEMENT BETWEEN THE CITY OF TAYLORSVILLE AND THE CITY OF WEST JORDAN FOR TEMPORARY JUSTICE COURT JUDGE

The following information was provided by the Attorney's Office to the City Council in their agenda packet.

The City provided the following discussion bullet points to supplement the more specific terms included within the Interlocal Cooperation Agreement for Temporary Justice Court Judge ("Agreement").

- West Jordan City and Taylorsville City find that it was in the best interest of their respective municipalities to enter into the provided Agreement.
- The Taylorsville City Justice Court Judge would hear the West Jordan City cases in the court room and using the facilities and clerk personnel of the West Jordan Justice Court.
- The Taylorsville Justice Court Judge would at all times remain an employee of Taylorsville City and will be paid by Taylorsville at such pay grade and with such benefits as Taylorsville City may determine in its sole and absolute discretion.
- The City of West Jordan would pay \$40.00 per hour to Taylorsville City for time spent by the Taylorsville City Justice Court Judge in connection with hearing West Jordan City cases.
- Taylorsville City will submit a monthly invoice to West Jordan City for the reimbursement of time spent on the bench, travel time, or chamber time discussing, resolving and deciding West Jordan cases.
- The Agreement shall continue in force for a period of 3 years. However, the Parties may terminate the Agreement for any reason or no reason, by either party upon providing written notice to the other party, such notice to be received at least 30 days prior to the effective date of termination.

Staff said based on the decision of the Honorable Deno G. Himonas, Third District Court Judge, Council directed staff to negotiate and prepare the proposed Interlocal Cooperative Agreement allowing the City of West Jordan to appoint a Justice Court Judge from

Taylorsville City as a Temporary Justice Court Judge pursuant to Utah Code Ann. § 78A-7-208 to adjudicate all City of West Jordan cases.

The fiscal impact to the City was that the West Jordan City will pay Taylorsville City \$40.00 per hour for time spent on the bench, travel time, or chamber time discussing, resolving and deciding West Jordan City cases.

Staff had reviewed the Interlocal Cooperative Agreement between the City of Taylorsville and the City of West Jordan for Temporary Justice Court Judge and concluded that it was proper in legal form.

Councilmember McConnehey provided the following information regarding this issue.

“First, the proposed agreement references an opinion by Judge Himonas, and that opinion in part read, “I conclude that ‘a reasonable, objective person, knowing all the relevant facts,’ would question Judge Kunz’s impartiality.”

This does not seem to support Recital B in the proposed motion that read “The Third District Court has entered an order finding the current West Jordan Justice Court Judge to have bias against the West Jordan, its attorneys, management officials, and employees.”

It seemed like a leap from “question[ing]... impartiality” to an ascertainment that bias does indeed exist. I cannot support Recital B.

Second, Recital C goes on to state “west Jordan desires to resolve the bias of the current Justice Court”. I don’t feel as though I’ve seen evidence of the existence of bias.

Third, as a matter of process of inquiry I do not believe our due diligence had been completed. We have only heard opinion from our legal department who felt there was a bias against them. We have not as an entire Council had conversation with Judge Kunz or any representative of the Court. We have had multiple conversations with our legal department but we have not given any opportunity to the Court to have any voice regarding this issue.

Fourth, I’m very uncomfortable with the idea that a City Council could effectively remove a judge with whom there was disagreement. The concept of one elected body directly removing another elected official has me very uneasy.

I agree with the process originally attempted which was to have a judicial review by Judicial officials, but a request for disqualification was denied by Judge Himonas. In his decision he did not even seem to address the issue of possible bias and instead focused on the “Rule of Necessity.” Instead of presenting a measure that would respond to Judge Himonas’ comments regarding the “Rule of Necessity” and asking for re-evaluation of

possible bias, the proposed measure seemed to bypass the Judicial Review process resulting in one body of elected officials directly removing another elected official from office and I cannot support that.

Lastly, as a matter of procedure I am against the prospect of entering into a three-year agreement in the last Council meeting before a new Mayor and Council Member take office. Should this agreement move forward and should there be repercussions to the decision, those would have to be addressed by the new Mayor and Council. It does not seem right to put them in a position to deal with any potential repercussions when they didn't have the opportunity to vote, especially when waiting just one Council Meeting would have provided them that opportunity.

I believe the appropriate course of action would be to introduce a measure that would not be effective immediately, rather contingent on the ruling of a Judicial Review. With a contingency agreement in place at that point we should re-approach Judge Himonas to see if that agreement satisfies concerns with the "Rule of Necessity" and if so ask him to make a determination regarding a finding of bias.

For those reasons I am opposed to the proposed Interlocal Agreement in its current form."

Jeff Robinson felt he needed to correct what appeared to be a misunderstanding based on comments he heard. He said this was a revised agreement being proposed. First, the agreement does not remove Judge Kunz. The agreement does established two things: 1) If Judge Kunz was unavailable for any reason, then the City would use Taylorsville City Justice Court Judges to handle the City cases, and 2) it establishes the hourly rate that would be paid for the Judges work. He did state that \$50.00, not \$40.00 per hour would be paid to Taylorsville City for time spent by the Taylorsville City Justice Court Judge in connection with hearing West Jordan City cases.

Councilmember McConnehey commented on Section 6 of the proposed agreement.

Jeff Robinson said if approved the agreement would take effect immediately. But it does not remove Judge Kunz, additional action would be necessary.

Councilmember Nichols agreed with tabling this item, providing the Mayor-Elect and Council Member-Elect to address this issue.

Councilmember Stoker asked for clarification as to when the agreement would go into effect.

Jeff Robinson clarified that the agreement would become effective once it was signed by both cities. He said Judge Kunz would not be removed from the bench, unless additional action was taken. He addressed recital 'E' of the agreement.

Councilmember Southworth disagreed with tabling this issue.

Mayor Johnson believed difficult decisions should be made by the seated Council and not delayed until the newly elected officials were in office.

Councilmember Killpack commented on the proposed agreement. He felt the agreement was written to where the Council would be approving a temporary Judge to seat on the bench in West Jordan.

MOTION: Councilmember McConnehey moved to table Resolution 13-170, until the second Council meeting in January 2014. The motion was seconded by Councilmember Nichols and failed 2-5 with Mayor Johnson and Councilmember's Hansen, Killpack, Southworth, and Stoker casting the negative votes.

MOTION: Councilmember Southworth moved to approve Consent Item 5g, with the amended agreement. The motion was seconded by Councilmember Stoker.

A roll call vote was taken.

Councilmember Hansen	Yes
Councilmember Killpack	No
Councilmember McConnehey	No
Councilmember Nichols	No
Councilmember Southworth	Yes
Councilmember Stoker	Yes
Mayor Johnson	Yes

The motion passed 4-3.

DISCUSSION AND POSSIBLE ACTION REGARDING RESOLUTION 13-171, ACCEPTING THE AUDIT REPORT AND PRESENTATION OF THE CONSOLIDATED ANNUAL FINANCIAL REPORT FOR FISCAL YEAR ENDING JUNE 30, 2013

Ryan Bradshaw said the Finance Department was presenting the Comprehensive Annual Financial Report Fiscal Year 2013 for the City of West Jordan. The firm Keddington and Christensen, LLC, conducted an independent financial audit and issued an unqualified opinion on the City's CAFR. An opinion was said to be unqualified when the Auditor

concluded that the Financial Statements give a true and fair view in accordance with the financial reporting framework used for the preparation and presentation of Financial Statements

Ryan Bradshaw introduced Phil Warnock and Marcus Arbuckle, Keddington and Christensen Auditors.

Marcus Arbuckle said it was their job to review the internal controls and report their findings to the City Council. He commented on the supplementary report provided to the Council.

The following was a list of the issues where the City was out of State compliance:

- Rule - the City must be under 25% in the unrestricted fund balance (25% of the current year revenues)
 - City was over by approximately \$900,000

The Council and staff discussed clarifying questions.

Mayor Johnson expressed her appreciation to the Auditors.

Councilmember Southworth left the meeting at 8:03 pm

MOTION: Councilmember Nichols moved to approve Resolution 13-171, accepting the Comprehensive Annual Financial Report for Fiscal Year 2013. The motion was seconded by Councilmember Killpack.

A roll call vote was taken

Councilmember Hansen	Yes
Councilmember Killpack	Yes
Councilmember McConnelly	Yes
Councilmember Nichols	Yes
Councilmember Southworth	Absent
Councilmember Stoker	Yes
Mayor Johnson	Yes

The motion passed 6-0.

Councilmember Southworth returned at 8:06 pm

DISCUSSION AND POSSIBLE ACTION REGARDING LED STREET LIGHTS

Richard L. Davis said approximately one-year ago, a consulting group from Chevron

conducted a free cost-benefit analysis of West Jordan's street lights and possible conversion to LED (light-emitting diode) technology. City staff and Council determined that the Chevron study did not provide sufficient details of costs, energy savings, and consulting fees. The City felt unsure of its potential savings and how much Chevron would charge for its services.

Steve Glain said City Council directed staff to conduct an in-house study. Staff had conducted a preliminary study, including product recommendations from Mountain States Lighting (state contract holder for LED lights), in cooperation with City staff responsible for street light maintenance. Staff was in the process of updating the design standards for street lights. He said in the future LED lights would be paid for by developers.

Other cities in Utah had already implemented LED street light conversions, although they are very recent and actual payback on investment was not known. However, UDOT expected a 4-5 year payback and many cities across the nation and have reported payback on investment as follows:

<u>City</u>	<u>Payback</u>	<u>Source</u>
Portland, OR	<10 yrs	U.S. Dept. of Energy SSL report 2012
Anchorage, AK	<5 yrs	T Rowe Price "Connections" report, June 2012
Seattle, WA	7.7 yrs	Seattle.gov website (2010-2014 conversion)
Los Angeles, CA	6 yrs	T Rowe Price "Connections" report, June 2012
Ann Arbor, MI	4-5 yrs	National Geographic Daily News, Jan. 20, 2011
Utah DOT	4-5 yrs	Phone interview, Oct. 2013
Herriman, UT	New conversion	Phone interview, Oct. 2013
South Jordan, UT	New conversion	Phone interview, Oct. 2013
Layton, UT	New conversion	Phone interview, Oct. 2013
Holladay, UT	New conversion	Phone interview, Oct. 2013
Sandy, UT	New conversion	Phone interview, Oct. 2013
West Valley, UT	New conversion	Phone interview, Oct. 2013

West Jordan staff's preliminary analysis estimated payback periods of 5-10 years, depending on the type of light fixture and actual costs of LED products and retrofit kits. These costs could be refined, if Council directed staff to conduct further research.

Staff requested direction from Council, whether or not to continue researching technology, funding methods, and implementation options (in-house vs. contracting out installations, upfront conversion vs. phased conversion) for converting the City's street lights to LED technology.

Steve Glain reported that the fiscal impact would be the upfront cost of LED equipment and installation this was estimated at \$2.5M to \$3.5M depending on fixtures and retrofit kits selected, and in-house vs. contracted installations. Energy use may be cut by half and maintenance may be cut by 2/3, giving a payback of 5-10 years, while LED fixtures/bulbs were expected to last 20 years.

Staff recommended further research on:

1. Specific LED products
2. Funding mechanisms
3. Implementation options (in-house vs. contracting out installations, upfront conversion vs. phased conversion)

Steve Glain turned the time over to Tom Griffith, Chair of the Sustainability Committee.

Tom Griffith provided the following information:

LED Street Lights

West Jordan Street Lights

- Owned by WJ City = 4,638
- Owned by R.Mtn. Power = 383
- Total non-metered lights = 5,038
- LED = 1,719
- Shoe Box = 525
- Cobra = 536
- Acorn = 1,079
- Town & Country = 2,719

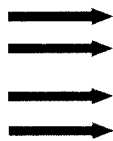
Energy

- Current Shoe Box \$6.54/mo
- LED \$3.37/mo

Maintenance: 4 Categories

Status Quo

- R.Mtn. Power Owned
- Full Maintenance
- Partial Maintenance
- Energy Only



After LED Conversion

- R.Mtn. Power Owned
- Energy Only
- Energy Only
- Energy Only

Maintenance

Lamp: 4-5 yrs
 Poles
 Mast arms
 Glassware
 Photocells

Lamp: 20 yrs
 Poles
 Mast arms
 Glassware
 Photocells

Ballasts
 Wiring

Ballasts
 Wiring

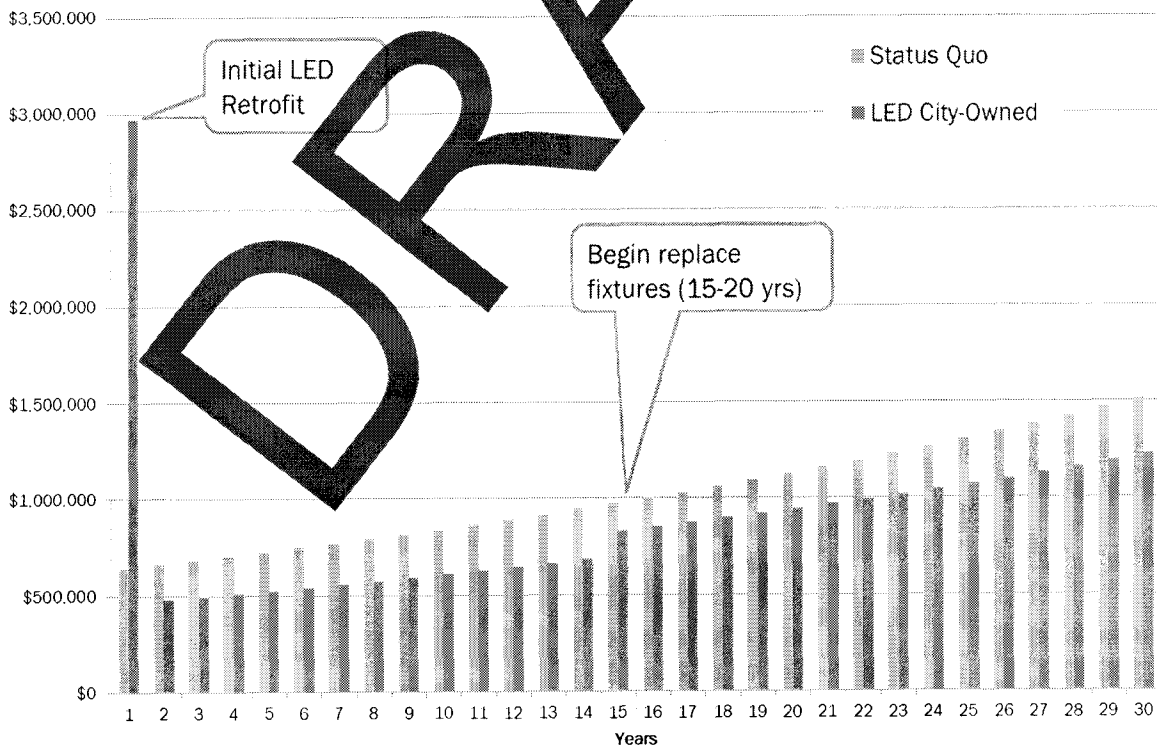
City

Portland, OR
 Anchorage, AK
 Seattle, WA
 Los Angeles, CA
 Ann Arbor, MI
 Utah DOT
 Herriman, UT
 South Jordan, UT
 Layton, UT
 Holladay, UT
 Sandy, UT
 West Valley, UT

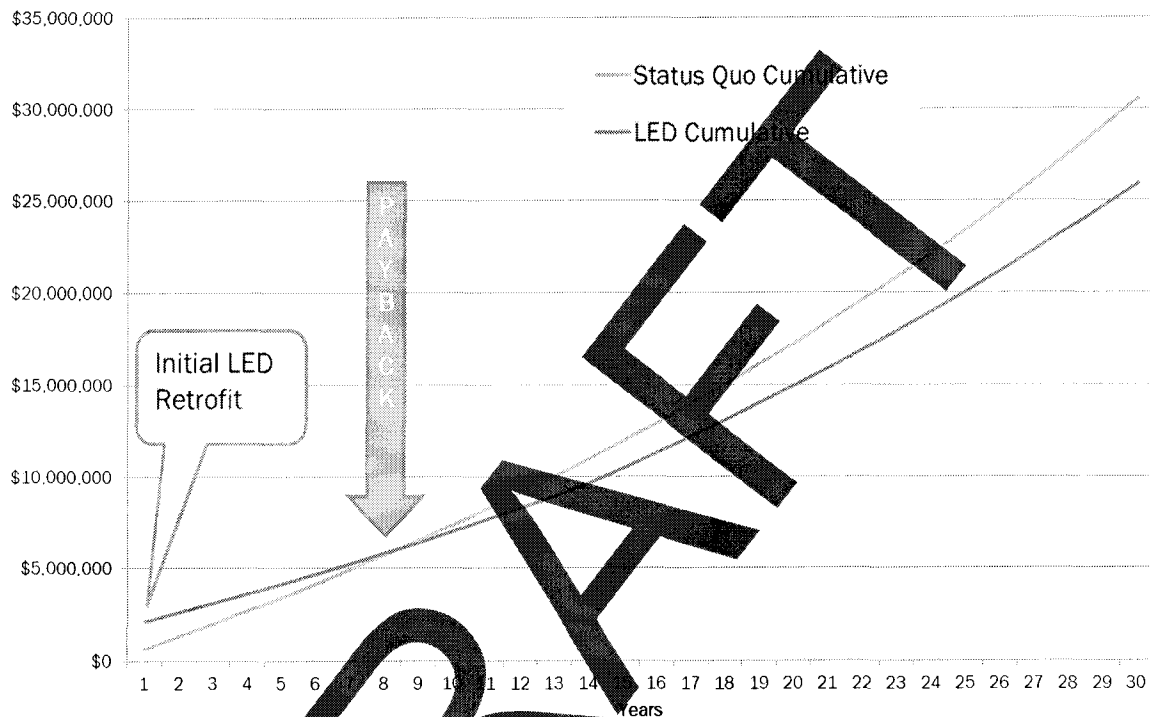
LED Payback

<10 yrs
 <5 yrs
 7.7 yrs
 6 yrs
 4-5 yrs
 4-5 yrs
 New Conversion
 New Conversion
 New Conversion
 New Conversion
 New Conversion
 New Conversion

Annual Street Light Costs – Ideal Scenario
 (Status Quo vs. LED)



LED Street Light Payback – Ideal Scenario (Cumulative Operating Costs)



More Information Needed

- Town & Country retrofit kits compatible?
- Funding methods
 - Bond (payments from LED savings)
 - Borrow from other Enterprise Fund
 - Borrow from General Fund
- Implementation Plan
 - Upfront vs. Phased conversion
 - In-house vs. Contract out the conversion

Council Direction

- Should staff continue research and develop an LED implementation plan and funding mechanism?

Councilmember Stoker commented on the following:

- wattage equivalence
- maintenance
- Light venting

- Incentives/Bill payback programs (Rocky Mountain Power)

Councilmember Hansen suggested that only two lighting fixtures styles be offered within the City.

Councilmember Southworth asked for additional information regarding the switchover costs between the different lighting styles.

The Council and staff discussed clarifying questions.

Councilmember McConnehey liked the idea of consistency with lights, but wanted to make sure the special needs of the subdivision were met.

Councilmember Stoker recommended not using companies, which do the conversions for you with a finance package.

MOTION: Councilmember Southworth moved to direct staff to conduct further research on technology, funding mechanisms, and implementation options for LED street lights in West Jordan. The motion was seconded by Councilmember McConnehey and passed 7-0 in favor.

DISCUSSION AND POSSIBLE ACTION REGARDING RESOLUTION 13-172, APPROVING THE STATE REQUIRED SANITARY SEWER MANAGEMENT PLAN FOR THE CITY OF WEST JORDAN

Wendell Rigby said the Utah Division of Water Quality adopted Rule R317 to encourage improved management of public sanitary sewer collection systems. The program was developed by a group of stakeholders from the regulated community and the Utah Division of Water Quality. The program is authorized under rule R317-801, "Utah Sewer Management Program, (SMP)."

This Sewer System Management Plan (SSMP) manual was established to provide the West Jordan Public Utility a plan and schedule to properly manage, operate, and maintain all parts of the city's sewer collection system and to reduce and prevent Sanitary Sewer Overflows (SSOs), as well as minimize impacts of any SSOs that occur.

We recognize the responsibility we have to operate the sewer system in an environmentally and fiscally responsible manner. As such, this manual will cover aspects of our collection system program necessary to provide such an efficient and effective operation.

Our goals and responsibilities under this plan:

1. Take all feasible steps to eliminate SSOs to include:
 - (a) Properly managing, operating, and maintaining all parts of the sewer collection system;
 - (b) Training system operators;
 - (c) Allocating adequate resources for the operation, maintenance, and repair of its sewer collection system, by establishing a proper rate structure, accounting mechanisms, and auditing procedures to ensure an adequate measure of revenues and expenditures in accordance with generally acceptable accounting practices; and, Providing adequate capacity to convey base flows and peak flows, including flows related to normal wet weather events.
2. Report in accordance with the requirements of the rule.
3. When an SSO occurs, take all feasible steps to:
 - (a) Control, contain, or limit the volume of untreated or partially treated wastewater discharged;
 - (b) Terminate the discharge;
 - (c) Recover as much of the wastewater discharged as possible for proper disposal, including any wash down water; and,
 - (d) Mitigate the impacts of the SSO.

Staff recommended the City Council approve and adopt the West Jordan Wastewater Division Sanitary Sewer Management Plan.

Wendell Rigby turned the time over to Craig Frisbee.

Craig Frisbee reported that the West Jordan Wastewater Division Sanitary Sewer Management Plan was developed by City staff in conjunction with the State and the Environmental Protection Agency. This plan was intended to provide consistent and best practices approach for all municipalities. He said the City had already met these guidelines.

MOTION: Councilmember Stoker moved to adopt the West Jordan Wastewater Division Sanitary Sewer Management Plan, Resolution 13-172. The motion was seconded by Councilmember Nichols.

A roll call vote was taken

Councilmember Hansen	Yes
Councilmember Killpack	Yes
Councilmember McConnehey	Yes
Councilmember Nichols	Yes
Councilmember Southworth	Yes
Councilmember Stoker	Yes
Mayor Johnson	Yes

The motion passed 7-0.

DISCUSSION AND POSSIBLE ACTION REGARDING THE COMMUNITY BRANDING VIDEO AND CITY LOGO IDEAS

Richard L. Davis said on January 18, 2013, the City Council communicated its unified desire to move forward with the creation of a branding strategy. This branding strategy would include but not be limited to the creation of a new City logo and slogan. It was proposed by the City Manager at the time that the creation of a new logo and slogan should be a part of a more comprehensive strategy to address community branding and marketing.

The City was currently working with a video production company to create a 3-5 minute community branding video as well as a 30-second version. The project included shooting footage at various locations, preparing graphics, editing, and exporting to the final format. The final video would be shown at the Chamber's 'Share the Magic' event January 26, 2013.

Design work was also underway with a graphic artist with expertise in strategic logo creation to design a logo to identify and market the City of West Jordan. The logo would be used on all materials produced by and for the City including signage, printed materials, advertisements, products, website, e-mails, letterhead and other materials. Staff would use the materials with the current logo to avoid waste.

He said the Council approved the expenditure up to \$25,000.00 as part of the 2013-2014 Budget.

Staff was looking for Council's support of the direction the video was heading as well as feedback on the logo design. The video and logo was presented and distributed at the meeting.

Those in attendance reviewed the proposed video.

Richard L. Davis acknowledged and complemented all those who worked on this project.

MOTION: Councilmember Killpack moved to approve the video as presented through the branding process. The motion was seconded by Councilmember Stoker and passed 7-0 in favor.

Bryce Haderlie reviewed the proposed logo's and webpage headers (see attachment to minutes):

Bryce Haderlie asked three questions of the Council:

- 1) Are we happy with the current logo?
- 2) Do we want to move in a new direction?
- 3) Do we want to refine what we currently have?

Mayor Johnson asked the Council if they would like to proceed with an updated logo.

Councilmember McConnehey wanted to continue with the current logo or at least incorporate aspects of the current logo into a new one.

Councilmember Stoker was in favor of changing the current logo. He indicated that people thought the current logo was childish and cartoonish. He felt the proposed pioneer logo did not present West Jordan as a modern City.

Councilmember Killpack reminded everyone that we are the 'City of West Jordan' not 'West Jordan City' which none of the logos reflected, but agreed with changing the logo.

Mayor Johnson agreed with Councilmember Killpack.

It was determined that the majority of the Council agreed the logo should be changed, with none of the currently proposed logo being totally acceptable.

Council and staff discussed at length the options for possibly changing the logo.

Mayor Johnson suggested that maybe staff could bring back changes made by Council and possibly have three of them placed on the website for public comment in the future.

The following were concepts ideas from each of the Council.

Councilmember Stoker:

- Against pioneer style logo
- Against logo with just the 'W'
- Preferred Concept 4.1 and 4.3

Councilmember Southworth:

- Preferred Concept 4.1 and 4.3 color

- Mountains to the West, not to the East
- Old logo portrayed where the City sat geographically in the valley
- Versatility of the logo for all departments
- River needs to be reconfigured

The Council and staff commented on possible changes: Circle and Arch with shorter mountain/Oquirrh mountain range, words without the circle, using the darker blue color, etc.

Councilmember Nichols:

- Concept 4.1 and 4.3 (would like to include an Airplane)

Councilmember Killpack:

- Would like a concept showing some green.
- Mountains should show peaks along the valley (they do not dip down)

Councilmember Hansen:

- Against all of the proposed logos
- Against all the blue
- Incorporate something that incorporates West Jordan

Councilmember McConnehey:

- Do not use city hall
- Two tone brown use some of the concepts to update the current logo
- Against all of the proposed logos

MOTION: Mayor Johnson moved to suspend the rules to allow additional comments. The motion was seconded by Councilmember Southworth and passed 7-0 in favor.

Council Member Elect Jeff Braga liked Concept 4.3, with the color as it appeared on his iPad.

Mayor Elect Kim Rolfe expressed his appreciation to those involved in trying to the brand the City. He liked Concept 4.3, but with the river running vertical.

Mayor Johnson also expressed her thanks to all those involved in the branding and logo process. She reviewed the proposed changes.

- Concept 4.1
- Concept 4.3
- New concepts and additions
- Focus more on innovation/aviation

- Change the mountains – Oquirrhs rather than Wasatch
- Important to have geography correct
- New colors to incorporate additional colors (green)
- Concepts to update the current logo
- No buildings/no pioneer heritage/no W without the J
- Font in concept 4.3/and possibly others

The Council reviewed the options and provided further direction for staff to bring back with other concepts to consider.

The Council agreed to wait to unveil the logo until the time was appropriate. But, agreed the video could be shared at the 'Share the Magic' event.

VIII. REMARKS

EXPRESSION OF 'THANKS'

Mayor Johnson expressed her 'thanks' to Members of the Council and staff. She appreciated the efforts on behalf of the City.

GRATEFUL FOR THE OPPORTUNITY TO SERVE

Councilmember Killpack also expressed his 'thanks' to the Mayor and Members of the Council and staff. He was grateful for the opportunity to serve the City. He reviewed some of his concerns, and hoped certain processes would change in the future.

'THANKS'

Richard L. Davis expressed his 'thanks' to Mayor Johnson and Councilmember Killpack for the opportunity to work with both of them.

IX. ADJOURN

MOTION: Mayor Johnson moved to adjourn. The motion was seconded by Councilmember Southworth and passed 6-1 in favor with Councilmember McConnehey casting the negative vote.

The meeting adjourned at 9:26 p.m.

The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

KIM V. ROLFE
Mayor

ATTEST:

MELANIE S. BRIGGS, MMC
City Clerk

Approved this 29th day of January 2014

DRAFT